



RESIDENTIAL SMOKE DETECTOR REQUIREMENTS

Smoke Detector Installation in New Construction and Additions

In new construction and additions, required smoke detectors shall receive their primary power from the permanent building electrical power system and shall be on the lighting circuit connected within the same room as the smoke detector. In dwellings where two or more smoke detectors are required they shall be interconnected in such a manner that actuation of one shall cause actuation of all detectors in the dwelling unit.

Smoke Detector Installation in Remodeled Dwelling Units

When the valuation of any repair, alterations, or additions exceeds \$1,000 and a permit is required, smoke detectors shall be installed in accordance with the following provisions.

In existing dwelling units smoke detectors may be required to be powered by the permanent electrical system, battery or a combination of electricity and battery.

Smoke Detector Installation and Location Requirements

Smoke detectors shall be installed in the following locations:

- Smoke detectors shall be installed in each sleeping room and at a point centrally located in the corridor or area giving access to each separate sleeping area.
- When the dwelling unit has more than one story and in dwellings with basements, a detector shall be installed on each story and in the basement. In dwellings where a story or basement is split into two or more levels, the smoke detector shall be installed on the upper level, except that when the lower level contains a sleeping area, a detector shall be installed on each level. When sleeping rooms are on an upper level, the detector shall be placed at the ceiling of the upper level in close proximity of the stairway.
- In dwellings where the ceiling height of a room open to the hallway serving it exceeds that of the hallway by 24 inches or more, smoke detectors shall be installed in the hallway and in the adjacent room.
- Additional smoke detectors may be required by the Chief of the Department of Public Safety, based upon the design configuration of the dwelling.

Smoke Detector Maintenance

The owner of the dwelling unit shall maintain smoke detectors in an operable condition. The owner shall ensure that all required smoke detectors are installed and in proper working order each time an occupant takes possession. After the occupant has taken possession of the premises it shall be the duty of the occupant to regularly test each smoke detector and notify the owner immediately, in writing, of any problem, defect, malfunction or failure of any smoke detector. Upon being notified by an occupant that a smoke detector is not in proper working order, the owner shall have such smoke detector repaired or replaced within seven days.

If you have any questions, please call the City of Sunnyvale Building Division at (408) 730-7444. Information is also available on the Building Division web site at: www.sunnyvalebuilding.com.